

031.0

Map

0004

Block

0002.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 909,400 /

USE VALUE: 909,400 /

ASSESSed: 909,400 /

Total Card /

Total Parcel

909,400

909,400

909,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
39		ALLEN ST, ARLINGTON

OWNERSHIP

Owner 1:	CORBETT DOROTHY J
Owner 2:	
Owner 3:	
Street 1:	39 ALLEN ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 4,950 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Wood Shingle Exterior and 2597 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4950		Sq. Ft.	Site		0	80.	1.15	1									454,802						454,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4950.000	454,600		454,800	909,400
Total Card	0.114	454,600		454,800	909,400
Total Parcel	0.114	454,600		454,800	909,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:	350.21	/Parcel:	350.2

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	563,600	0	4,950.	454,800	1,018,400	1,018,400	Year End Roll	12/18/2019
2019	104	FV	423,100	0	4,950.	483,200	906,300	906,300	Year End Roll	1/3/2019
2018	104	FV	423,100	0	4,950.	352,500	775,600	775,600	Year End Roll	12/20/2017
2017	104	FV	396,800	0	4,950.	307,000	703,800	703,800	Year End Roll	1/3/2017
2016	104	FV	396,800	0	4,950.	261,500	658,300	658,300	Year End	1/4/2016
2015	104	FV	354,900	0	4,950.	255,800	610,700	610,700	Year End Roll	12/11/2014
2014	104	FV	354,900	0	4,950.	210,300	565,200	565,200	Year End Roll	12/16/2013
2013	104	FV	368,800	0	4,950.	200,100	568,900	568,900		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	27742-149		10/3/1997	Family		1	No	No	A

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/13/2017	787	Porch	16,500	C				

ACTIVITY INFORMATION

Date	Result	By	Name
2/20/2020	Inspected	PT	Paul T
10/7/2017	MEAS&NOTICE	HS	Hanne S
4/22/2009	Measured	372	PATRIOT
2/23/2000	Meas. Denied	264	PATRIOT
11/1/1981		CM	

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - FY2021

apro

2021

